

SCOPE of WORK
415B Renovation
Revised September 16, 2013

BID ITEM NO. 1 (BASE BID): Furnish all labor, tools, materials, equipment, supplies, travel, and supervision to renovate Building 415B at the VAMC Martinsburg, WV in accordance with specifications and drawings. Building 415B currently houses the accommodations of the HOPTEL program on the federally owned VA Medical Center campus in Martinsburg, WV. The facility is a single story building, approximately 2,400 gross square feet in size. The program of the future renovation includes two separate suites that each includes living rooms, bedrooms, kitchens, bathrooms and closets for mechanical and electrical rooms. This project completely renovates 415B with new interior walls and finishes and reconfiguration of the space for greater accessibility to patients and their families, improved interior accommodations for a 'home-like' atmosphere and greater energy efficiency for the building as a whole with modern materials, devices and equipment. The scope of work shall include but not limited to the following:

Demolition

1. Removal of exterior concrete landing and stairs and supported canopy.
2. Fire-suppression system to remain operational until new system has been installed and tested.
3. Spray the existing painted surfaces with a lead neutralizing sealant, and then scrape the loose paint from the walls. Collect the debris and have it tested for leachate (TCLP). It is assumed that the debris could then be placed in a lined landfill. Alternately, the walls can be wet scraped, debris collected, debris tested, and then the debris hauled to a hazardous landfill, if the sample fails the TCLP test.

New Work

1. Construction of two new living suites to include living room, bedrooms, bathrooms & kitchen for each suite.
2. Construction of new mechanical and electrical closet to serve entire building.
3. Make adjustments to the fire suppression system as necessary to insure the sprinkler heads are at the right height and location for the new layout of walls and ceilings.
4. Installation of new exterior windows.
5. Construction of new concrete porch, stairs, canopy and installation of wheelchair lift.
6. Modification to existing side-walk for connection to new porch and stair.

Completion Time: 210 Calendar days

BID ITEM No. 2 (ALTERNATE BID ITEM 1):

Furnish all labor, tools, materials, equipment, supplies, travel, and supervision except remove the wheelchair lift at stair landing and associated infrastructure for its operation. If this deduct alternate is executed contractor shall include in bid continuation of designed guardrail and railings across the upper landing area where lift has been removed.

Completion Time: 210 calendar days